

**Town of Kinderhook
Planning Board Meeting
3211 Church Street
Valatie, NY 12184
August 21, 2014**

Approved 11/13/2014

Minutes

The Meeting of the Town of Kinderhook Planning Board was held on Thursday, August 21, 2014, beginning at 7:00pm at the Kinderhook Town Hall, 3211 Church Street, Valatie, NY. The meeting was called to order by the Chairwoman, Mary Keegan-Cavagnaro. The Roll was taken by the Secretary.

A. Roll Call

Present:

Mary Keegan-Cavagnaro, Chairwoman
Andy Howard, Town Attorney
Patrick Prendergast, Engineer
Peter Haemmerlein
Chris Simonsen
William Butcher
Jake Samascott
Dale Berlin
Jason Graham
Nataly Dee, Secretary

Excused:

Guy Rivenburgh
Daniel Weiller

Absent:

None

B. Correspondence

1. Review of Minutes:

July 10, 2014 – Workshop
July 17, 2014 – Meeting

Approval of the minutes was tabled pending further review and revision.

C. Public Hearings

None

D. Old Business

1. John Brosen, Hennett Road, Kinderhook - Minor Subdivision;

Mr. Brosen addressed the board. Mr. Howard reviewed the application submitted. There were no additional questions for the applicant.

A motion to set a Public Hearing on Thursday, September 18, 2014, at 7:05 pm, was made by Mr. Simonsen. Motion seconded by Mr. Butcher. All in favor. Motion carried; hearing date set.

2. Ann Hamilton, 15 Pin Oak Drive, Kinderhook - Minor Subdivision;

No one was in attendance to represent this project. The item will be removed from the agenda pending submission of an application.

3. Robert & Maryanne Broderick, 3 Rose Street, Niverville – Minor Subdivision;

Project has been referred to the ZBA.

4. Tim Sullivan, 84 Ottoville Road, Niverville – Minor Subdivision;

Project has been referred to the ZBA.

5. Ray Neves, 101 McCagg Road, Valatie – Accessory Apartment;

No one was in attendance to represent this project. The item will be removed from the agenda pending submission of an application.

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6. Napa Auto Parts, Route 9 – Site Plan Review for Additional Building;

No one was in attendance to represent this project.

E. New Business

None.

F. ZBA Opinions

None.

G. Liaisons

1. Village Planning Boards: Nothing new to report.
2. Town Board: Report provided last week.
3. NYSEG Project: Nothing new to report.

H. Other

1. Public Comment

Ms. Keegan-Cavagnaro informed the board that a previous applicant (Bleau/Anderson/Deibel Lot Line Adjustment) was not able to file the approved plans within the time allowed and has requested that the plans be restamped. Mr. Howard provided the board with an explanation of circumstances regarding the delay in the filing of the plans. Unbeknownst to the applicants at the time, the adjoining property owners had a mortgage and a partial release was required from the bank to transfer the lands. The plans could not be filed until the bank approved the transfer which took some time. The issue was no fault of the applicant and has been successfully resolved. There are no changes being made to the plans as previously approved. Mr. Howard recommended that the board make a motion to authorize the Chairwoman to restamp the plans so that they can be filed at this time.

A motion to authorize the Chairwoman to restamp the plans based upon the circumstances as outlined was made by Mr. Haemmerlein. Motion seconded by Mr. Simonseen. All in favor. Motion carried; plans will be restamped.

Mr. Simonsen raised the issue of approaching the Town Board to request their consideration regarding lowering the speed limit along Route 28.

A discussion of roof line requirements ensued with specific note of the Dollar General building. A suitable formula should be developed or the code could allow for more latitude of the board to make recommendation depending on the particulars of individual projects. The Codes Committee should review the regulations.

A motion to adjourn the meeting was made by Mr. Haemmerlein. Motion seconded by Mr. Simonsen. All in favor. Motion carried; meeting adjourned at 7:18pm.

Respectfully submitted,

Nataly Dee, Secretary